

PREPARED BY AND RETURN TO:
TAYLOR JONES & ALEXANDER LTD.
ATTORNEYS AT LAW, P. O. BOX 188
SOUTHAVEN, MS 38671
(662) 342-1300

3/26/07 9:19:14 SS
BK 554 PG 521
DESOTO COUNTY, MS
W.E. DAVIS, CH CLERK

**LANCE R. SHEPPARD and wife,
DAWN L. SHEPPARD formerly
Dawn R. Lewis**
GRANTOR(S)

WARRANTY

TO

DEED

**CATHY L. ESTRADA, a
Single Person**
GRANTEE(S)

FOR AND IN CONSIDERATION of the sum of Ten Dollars (\$10.00) cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, **We, LANCE R. SHEPPARD and wife, DAWN L. SHEPPARD formerly Dawn R. Lewis** do hereby sell, convey, and warrant unto **CATHY L. ESTRADA, a Single Person** the land and all appurtenances thereon lying and being situated in DeSoto County, Mississippi, described as follows, to-wit:

**Lot 25, Section "A", Parcel 5, CENTRAL PARK NEIGHBORHOOD PUD,
situated in Section 29, Township 1 South, Range 7 West, City of Southaven,
DeSoto County, Mississippi as shown by plat of record in Plat Book 69, Page 24
in the office of the Chancery Clerk of DeSoto County, Mississippi.**

PARCEL NO. 1079-2921.0-00025.00

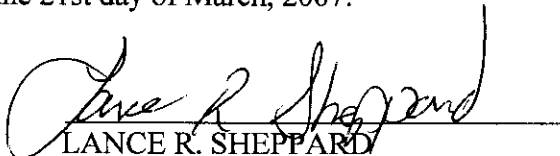
The above property is the same property conveyed to Lance R. Sheppard and Dawn R. Lewis herein by Warranty Deed of record in Book 377, Page 16 in the Chancery Clerk's Office of DeSoto County, Mississippi.

The warranty in this deed is subject to subdivision restrictions, building lines and easements as shown on the recorded plat, any covenants of record; rights of ways and easements for public roads and public utilities, to building, zoning, subdivision and health department regulations in effect for DeSoto County, Mississippi.

Taxes for the year 2007 are to be prorated as of this date based on the previous year and are to be paid by the Grantee.

Possession is to be given upon delivery of this Warranty Deed.

WITNESS our signature(s), this the 21st day of March, 2007.


LANCE R. SHEPPARD


DAWN L. SHEPPARD formerly
Dawn R. Lewis

Scuba

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STATE OF MISSISSIPPI

COUNTY OF DESOTO

PERSONALLY appeared before me, the undersigned authority at law, in and for the jurisdiction aforesaid, the within named LANCE R. SHEPPARD and wife, DAWN L. SHEPPARD formerly Dawn R. Lewis who acknowledged that they signed and delivered the above and foregoing Warranty Deed on the day and year therein mentioned, as their free act and deed, and for the purposes therein expressed.



GIVEN UNDER MY HAND and Seal of office, this the 21st day of March, 2007.

Notary Public State of Mississippi
At Large
My Commission Expires
September 7, 2007

Marilyn F. Crabb
Notary Public

My Commission Expires: _____

PROPERTY ADDRESS: 1238 CENTRAL PARK COVE, SOUTHAVEN, MS. 38671

GRANTORS ADDRESS:

2363 Bethany Drive

Southaven, Ms. 38671

Res# 901-647-2511Bus# 901-861-6550

GRANTEE'S ADDRESS:

1238 Central Park Cove

Southaven, Ms. 38671

Res# 773-369-5075Bus# 773-369-5075